

GUSEV IVAN/GUSEV VASILII
399 SW MANNING PL
LAKE CITY, FL 32024

2026



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY										PAGE 1 of 1			
ELEMENT		CD	CONSTRUCTION							TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT			NORM	% COND	VALUATION SUMMARY									
																								VALUATION BY					STANDARD				
																								Tax Group: 3					Tax Dist:				
																								BUILDING MARKET VALUE					0				
																								TOTAL MARKET OB/XF VALUE					0				
																								TOTAL LAND VALUE - MARKET					40,200				
																								TOTAL MARKET VALUE					40,200				
																								SOH/AGL Deduction					0				
																								ASSESSED VALUE					40,200				
																								TOTAL EXEMPTION VALUE					0				
																								BASE TAXABLE VALUE					40,200				
																								TOTAL JUST VALUE					40,200				
																								NCON VALUE					0				
																								INCOME VALUE									
																								PREVIOUS YEAR MKT VALUE					40,200				